Aileen McGarry

From: Alex McDonald <[redacted]>
Sent: 28 October 2026 10:25
To: Sharon Mckillop; richard.brown-stewart@causewaycoastandglens.gov.uk; Melanie Jones; Planning
Cc: Alan Boyle; Alex McDonald; Marian McDonald
Subject: Fwd: Alex Mc Donald - East Rd

Dear All,

Can we respectfully ask for the information below to please be circulated as 5minuites alocated time speaking rights is insufficent to support my application, thankyou -

See below and attached information relating to East road;

The original reason for refusal (only reason) was no 51 did not extend to the public road.

changes since then.

- boundary of 51 now extended to the road
- hedgerow removed as permitted in RM approval
- visibility splays created
- access formed
- site cleared and marked out
- construction works commenced
- Reserved Matters planning approved
- BC approval obtained
- this is no longer a paper document but an active site.
- we have attached cty6 – personal circumstances for applicant's mother
- planners are worried about a potential JR
- refusal leaves council open to JR by our client
- the changes above protects any approval from exposure
- original objector has not participated in this application nor the RM
- courts found that non participation means 'No standing' for JR
- Scoffield in Glassdrumman case para 90 states

'planning authories are trusted to make these judgements partly on the basis of their

expertise and, in the case of elected district councillors, on the basis of their

local knowledge and democratic accountability'.

- an approval by committee sends a very strong signal & rebuke that Causeway are not prepared

to be put off by a discriminate objector.

Alex Mc Donald Info :

Owns the Site and the adjacent dwelling, No. 53 East Rd.

Grandmother Catherine was born in No. 53.

No. 53 was built by great uncles (farm labourers) on land they purchased from “Irwins of the Mill”

– No. 51 East Road (their employer).

Having gained a lawful outline planning for East Road plan was to go with option A or B -

A. Build a new dwelling at East Road and fully renovate the existing dwelling

   built in the 1950's by two great Uncles George & Bill bringing it up to current building

   and environmental standards by introducing air source & solar heating and replacing the old septic tank system.

This would allow his Mother to live next door and only 1mile away from his brother.

Mother is currently in rented accommodation in Limavady after moving from the countryside outside Claudy,

where late Father built a house 20+years ago for them both to live in however due to her reduced mobility

[redacted] and living remotely [redacted] she has had to move closer to family in Limavady.

Alex and Marian are in full time employment and have been NI tax payers & rate payers for over 30years

in the Limavady area with son studying at Ulster University and daughter completing her A Levels

to go to University.

They have been financially crippled by trying to keep outline planning.

Current spend on this is excessive, which was monies saved to help with children's further education.

The delay & cost that this process has caused is huge directly and indirectly.

Alex had hoped to be able to address his mother's living and care requirements which is currently

a huge financial drain on him and his family.

CTY6 personal and domestic circumstances added to this application

This proposed site will provide accommodation for the applicant's Mother who has [redacted]

This has been documented previously through the various processes of this application.

Application for a granny flat to the rear of 22 Rathmore Road was recommended for refusal.

plan ref la01/2024/0189

The reasoning for the granny flat has been accepted by Planning department but were intent on a refusal.

We have explored an alternative solution of a granny flat at 22 Rathmore Road and Planning confirm refusal.

A temporary Mobile home solution is not feasible for an elderly person,

it will not provide the accessibility nor deal with reduced mobility as she becomes older.

The Plan for Mr McDonald to live and possibly renovate the existing dwelling at East Road and construct a new dwelling for his Mother.

The personal information letter has been submitted.

We'd appreciate any support you can provide.

Kind Regards

Alex McDonald

[redacted]


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